

RESOLUTION NO. 2025-8

**A RESOLUTION OF THE LAPORTE COUNTY
COUNCIL IDENTIFYING AND CONFIRMING
PORTIONS OF THE LAPORTE COUNTY, INDIANA BE
DESIGNATED AS AN ECONOMIC REVITALIZATION
AREA(S) PURSUANT TO I.C. § 6-1.1-12.1-1, *ET*.
SEQ.**

WHEREAS the LaPorte County Council is the statutory body with the authority to designate an area(s) within its jurisdiction as an Economic Revitalization Area(s) as defined in I.C. § 6-1.1-12.1-1, *et. seq.*; and,

WHEREAS, It has been determined by the LaPorte County Council that creating an Economic Revitalization Area(s) in the County will help promote development, redevelopment, investment and job creation; and

WHEREAS, the LaPorte County Council has identified such area(s) in LaPorte County, Indiana, State Tax Parcel Identification be considered for the creation of an Economic Revitalization Area(s); IN NE1/4 E OF 3RD LINE RD S4 T35 R2 13.378AC.

A parcel of land situated in the Northwest Quarter of Section 4, Township 35 North, Range 2 West, Washington Township, and in the Southwest Quarter of Section 33, Township 36 North, Range 2 West, Washington Township, LaPorte County, Indiana, and being more particularly described as follows:

Commencing at a cast iron monument marking the Northwest corner of Section 5, Township 35 North, Range 2 West, Washington Township, LaPorte County, Indiana;

Thence: S 87° 58' 11" W, a distance of 21.96' to the centerline of First Line Road;

Thence: N 21° 59' 36" W, a distance of 68.54' to a survey nail on the centerline of Hupp Road;

Thence: N 88° 00' 31" E, along said centerline of Hupp Road, a distance of 2701.06' to a survey nail on the centerline of Second Line Road;

Thence: N 88° 00' 45" E, continuing along said centerline of Hupp Road, a distance of 3198.87' to a survey nail on the centerline of Third Line Road for the point of beginning;

Thence: N 88° 00' 26" E, continuing along said centerline of Hupp Road, a distance of 246.18' to a survey nail;

Thence: S 58° 28' 28" E, along the centerline of Third Plant Road, a distance of 93.80' to a survey nail;

Thence: S 50° 03' 10" E, continuing along said centerline, a distance of 93.07' to a survey nail;

Thence: S 43° 55' 59" E, continuing along said centerline, a distance of 115.24' to a survey nail;

Thence: S 36° 22' 46" E, continuing along said centerline, a distance of 65.70' to a survey nail;

Thence: S 22° 03' 23" E, continuing along said centerline, a distance of 375.29' to a survey nail;

Thence: S 22° 03' 51" E, continuing along said centerline, a distance of 91.13' to an iron pin;

Thence: S 21° 55' 13" E, continuing along said centerline, a distance of 338.21' to a survey nail;

Thence: S 21° 54' 59" E, continuing along said centerline, a distance of 387.79' to a survey nail;

Thence: S 67° 58' 51" W, a distance of 389.86' to a survey nail on the centerline of Third Line Road;

Thence: N 21° 59' 36" W, along the centerline of Third Line Road, a distance of 1604.81' to the point of beginning;

Containing 13.378 acres, subject to all legal easements

Parcel Number 46-15-04-100-005.000-066

and, be designated as an Economic Revitalization Area(s) under the provisions of I.C. § 6-1.1-12.1 *et. seq.*; and

NOW, THEREFORE, IT IS HEREBY RESOLVED BY THE LAPORTE COUNTY COUNCIL, THAT:

SECTION 1. The area(s) described herein above is confirmed to be included in the creation of the Economic Revitalization Area(s): and

SECTION 2. This resolution shall be in full force and effect from and after its passage, approval and confirmation, as required by law. Passed and adopted this 25TH Day of August 2025.



Adam Koronka, President



Brett Kessler, Vice President

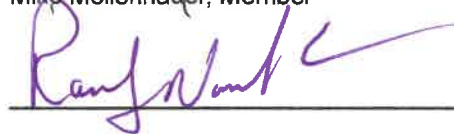


Justin Keit, Member

Kiel



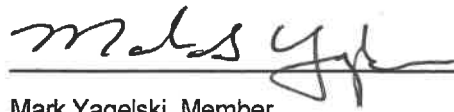
Mike Mollenhauer, Member



Randy Novak, Member



Jim Pressell III, Member



Mark Yagelski, Member

Attest

Real Property Deduction in Assessed Value-Real Property Abatement
2M Shop Group, LLC

Estimated facility repair/replacement
Land area total 13.36
Total Investment (1) 7,647,500
Estimated New Assessed Value 4,500,000
Number of year for Abatement -
Max Tax Cap 3% 1.8386%

Tax Year	Estimated New Assessed Value	Abatement Schedule	Improvement Assessed Value	Land Value	Property Tax Revenue	Savings	Total Contribution
1	\$ 4,500,000	100%	\$4,500,000	\$ 752,500	\$ 96,572	82,737	
2	4,500,000	90%	4,500,000	752,500	96,572	74,463	
3	4,500,000	80%	4,500,000	752,500	96,572	66,190	
4	4,500,000	70%	4,500,000	752,500	96,572	57,916	
5	4,500,000	60%	4,500,000	752,500	96,572	49,642	
6	4,500,000	0%	4,500,000	752,500	96,572	-	
7	4,500,000	0%	4,500,000	752,500	96,572	-	
8	4,500,000	0%	4,500,000	752,500	96,572	-	
9	4,500,000	0%	4,500,000	752,500	96,572	-	
10	4,500,000	0%	4,500,000	752,500	96,572	-	
					\$ 965,725	\$ 330,948	\$ 24,821

LaPorte County, IN

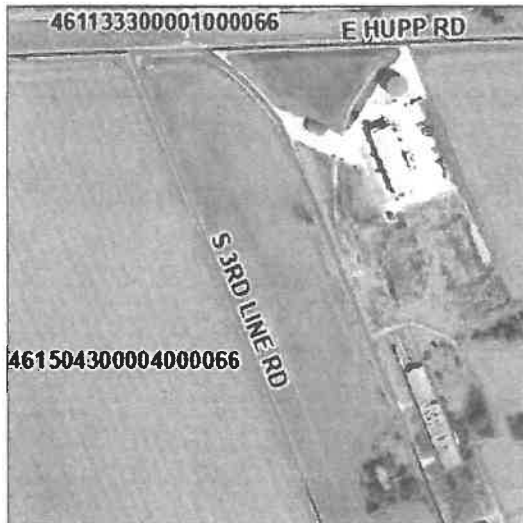
Summary

Parcel ID	461504100005000066
Bill ID	46-15-04-100-005.000-066
Reference #	461504400012.000066
Property Address	S 3rd Line Rd Kingsbury, IN, 46345
Brief Legal Description	IN NE1/4 E OF 3RD LINE RD S4 T35 R2 13.360AC (Note: Not to be used on legal documents)
Instrument Nbr	N/A
Doc Nbr	N/A
Class	AGRICULTURAL - VACANT LAND
Tax District	Washington Township
Tax Rate Code	977910 - ADV TAX RATE
Mortgage Co	N/A
Last Change Date	

Owners

Deeded Owner
Kingsbury Investments II LLC
C/O Collin Halfwassen
1313 N Franklin Pl Unit 1801
Milwaukee, WI 53202

Map



No data available for the following modules: Property Record Card, Summary (personal property), Owner (personal property), Taxing District, Land, Residential Dwellings, Commercial Buildings, Improvements, Transfers, Transfer History, Assessed/Exemptions/Deductions (personal property), Valuation, Exemptions, Tax History, Payments, Photos, Sketches, Billing Information (personal property), Payments (personal property).

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